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FORM NO. WD-1

File # 22005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$40,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF February 19 88

Notary Public

MY COMMISSION EXPIRES: 3-11-91

(AFFIX SEAL)

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ELIZABETH ANN SANDERS	Provident Mortgage Corporation	MAP 60-1
(NAME)	(NAME)	
419 Ewing Drive	235 Plus Park Boulevard	PAR 45
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn 37207	Nashville, TN 37217	13 DA 25875
(CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DON C. CROUCH, a married person, and wife LYNN CROUCH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ELIZABETH ANN SANDERS, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee being part of lot No. 1 on the Plan of Aldrich Heights - Section 2, as of record in Book 2133, Page 128, Register's Office for Davidson County, Tennessee.

SAID lot No. 1 fronts 134.57' on the north side of Ewing Lane (or Drive), and runs back between lines measuring 173.52' on the west line and 176.43' on the east line to a dead line in the rear measuring 102.33' thereon. INCLUDED in this description by expressly excluded from this conveyance are parcels 1 and 2 described in that certain deed of record in Book 5361, Page 786, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Don C. Crouch, a married person by deed from C. Edward Coomer, Executor of record in Book 7325, Page 258, Register's Office for Davidson County, Tennessee.

LYNN CROUCH, wife of DON C. CROUCH, joins in this Warranty Deed only for the purposes of encumbering such marital rights if any that she may have in and to said property.

07.19 IDENTIFICATION REFERENCE FEB 24 10 48 AM '88 DAVIDSON COUNTY, TN

9502 02/24 0101 03CHECK 118.50

This is unimproved / improved property, known as X 419 Ewing Drive, Nashville, Tn 37207
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his hand this 19th day of February, 19 88

Don C. Crouch
DON C. CROUCH

Lynn Crouch
LYNN CROUCH

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DON C. CROUCH, a married person, and wife LYNN CROUCH

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 19th day of February, 19 88

Commission Expires 3-11-91

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

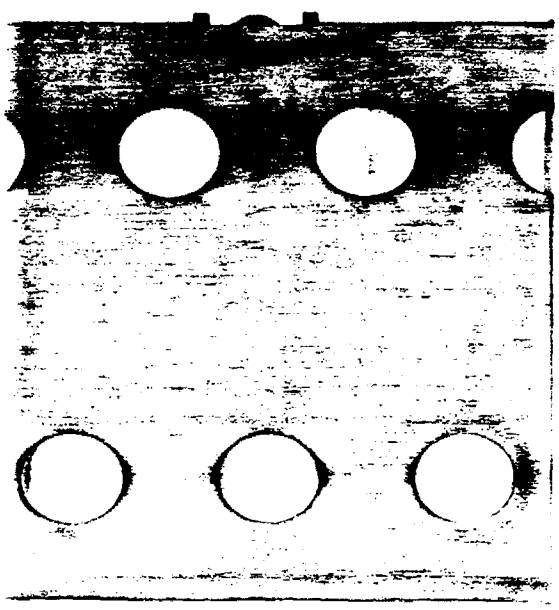
Commission Expires _____

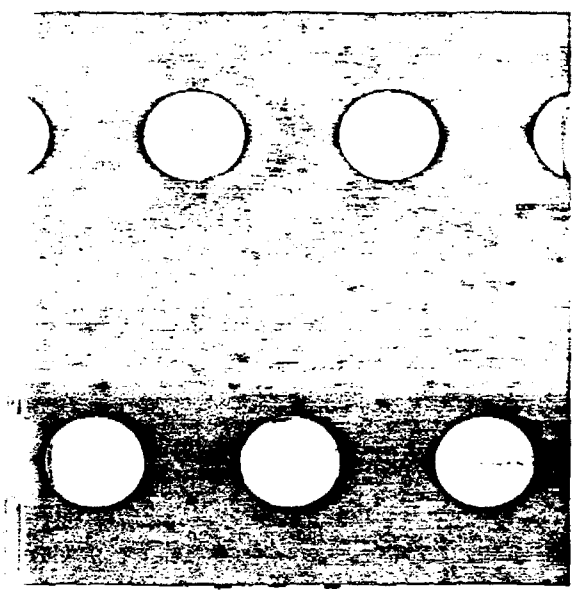
WARRANTY DEED

FROM DON C. CROUCH

TO ELIZABETH ANN SANDERS

Saturn & Mazer, Attorneys
Row 1
Box 7





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			CAMT	40000.00
			CON TX	112.00
			PRFEE	0.50
			WDEED	6.00
			TOTAL	118.50
			CHECK	118.50
02/24/88	01		10:51 0001	9502

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0.7.1.9 7.

IDENTIFI REFERENCE

FEB 24 10 48 AM '88

DAVIDSON COUNTY, TN

No. 64250